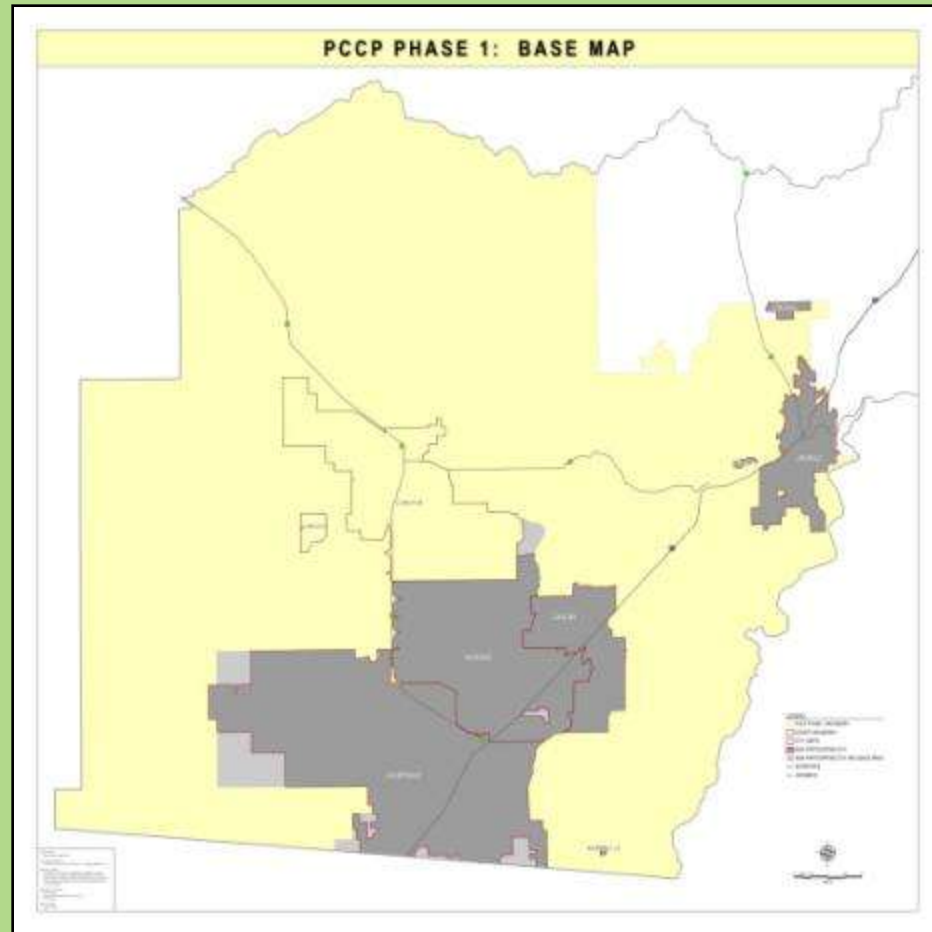


Placer County Conservation Plan

PCCP Coverage Area



The PCCP covers the unincorporated area and the City of Lincoln for all areas west of Supervisorial District 5.



Placer County Conservation Plan

The Scope of Regulatory Coverage

The PCCP will provide 50-year permit coverage for the following permits:

- Incidental Take Permit – FESA
- Incidental Take Permit – CESA
- Master Streambed Alteration Agreement

The PCCP will provide incremental 5-year permit coverage for the following CWA requirements:

- Programmatic Water Quality Certification
- Programmatic General Permit and LOP (> 3 ac impact)
- Regional LEDPA for western Placer County

Placer County Conservation Plan

2060 Growth Scenario

Projections for PCCP Economic Analysis 2007 2060 2007-2060

Phase 1 Area (Including Non-Participating Cities)

Jobs by Place of Work	149,000	445,000	296,000
Housing Units	118,000	290,000	172,000
Total Population	294,000	748,000	454,000

Participating Agencies Pop./Emp 2007-2060

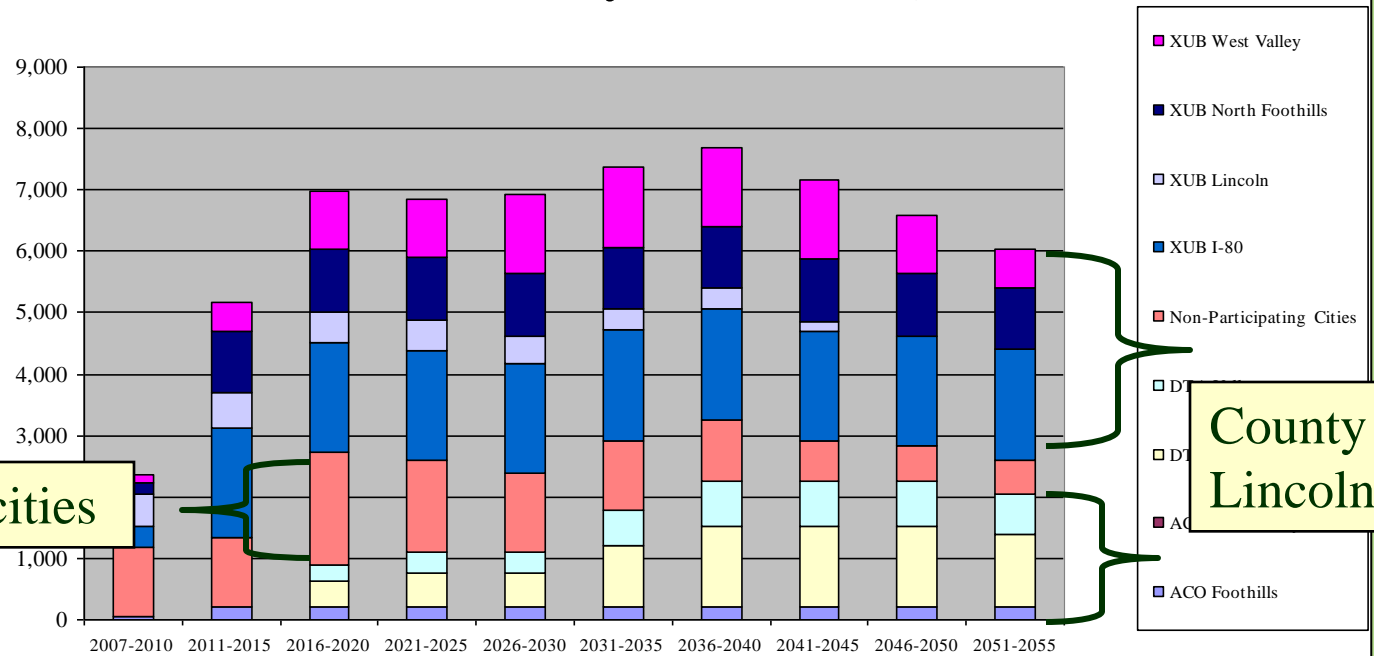
Total New Population	224,000
Total New Jobs	153,000
Total New Households	90,000

The PCCP will cover the endangered species and wetland impacts for the 90,000 new homes and the 153,000 jobs that will be created over the next 50 years.

Placer County Conservation Plan

2050 Growth Scenario – Growth Shifts

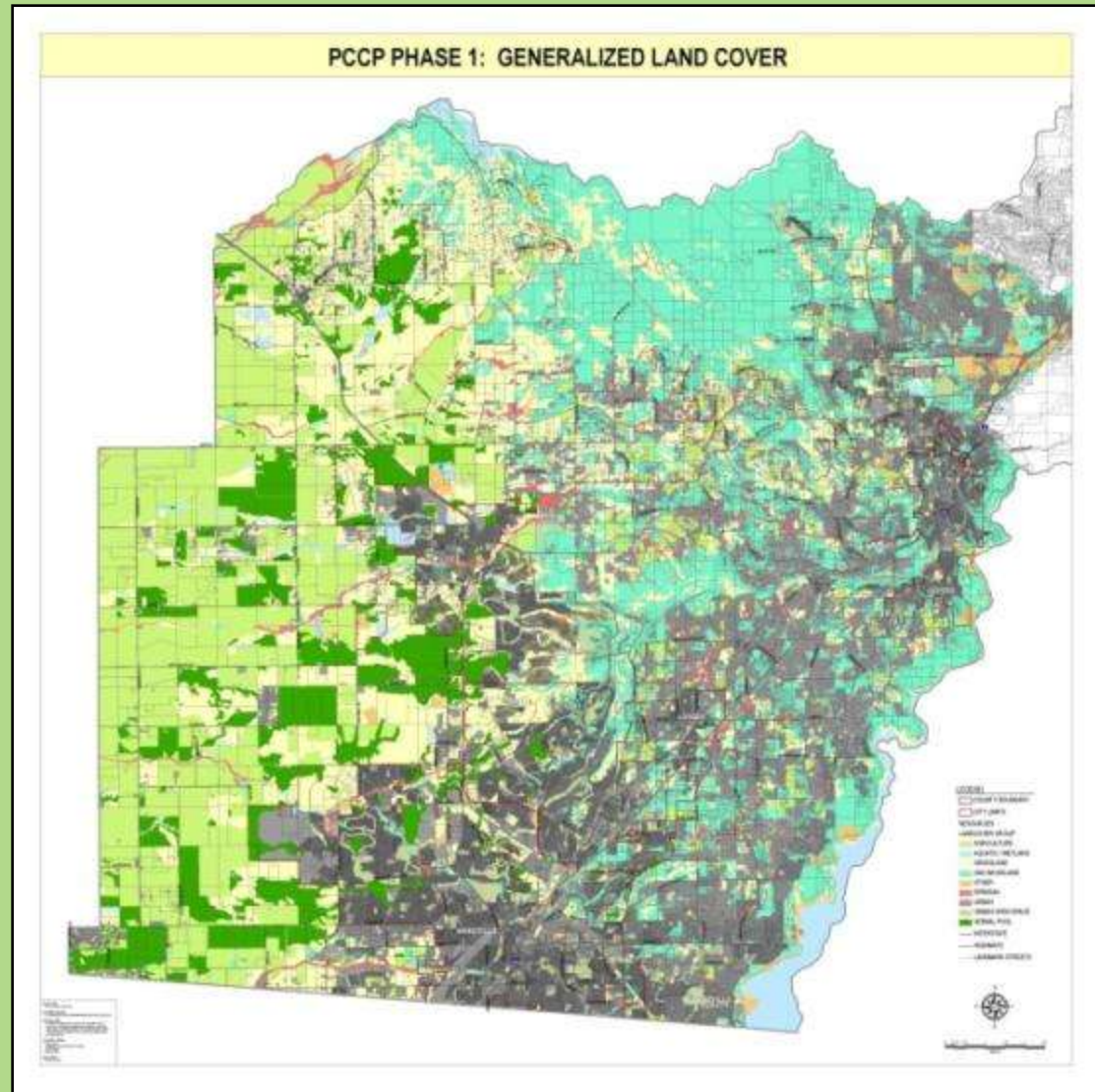
Land Conversion by PCCP Zone, 2007 - 2060



The amount of change associated with the non-participating cities diminishes significantly over time.

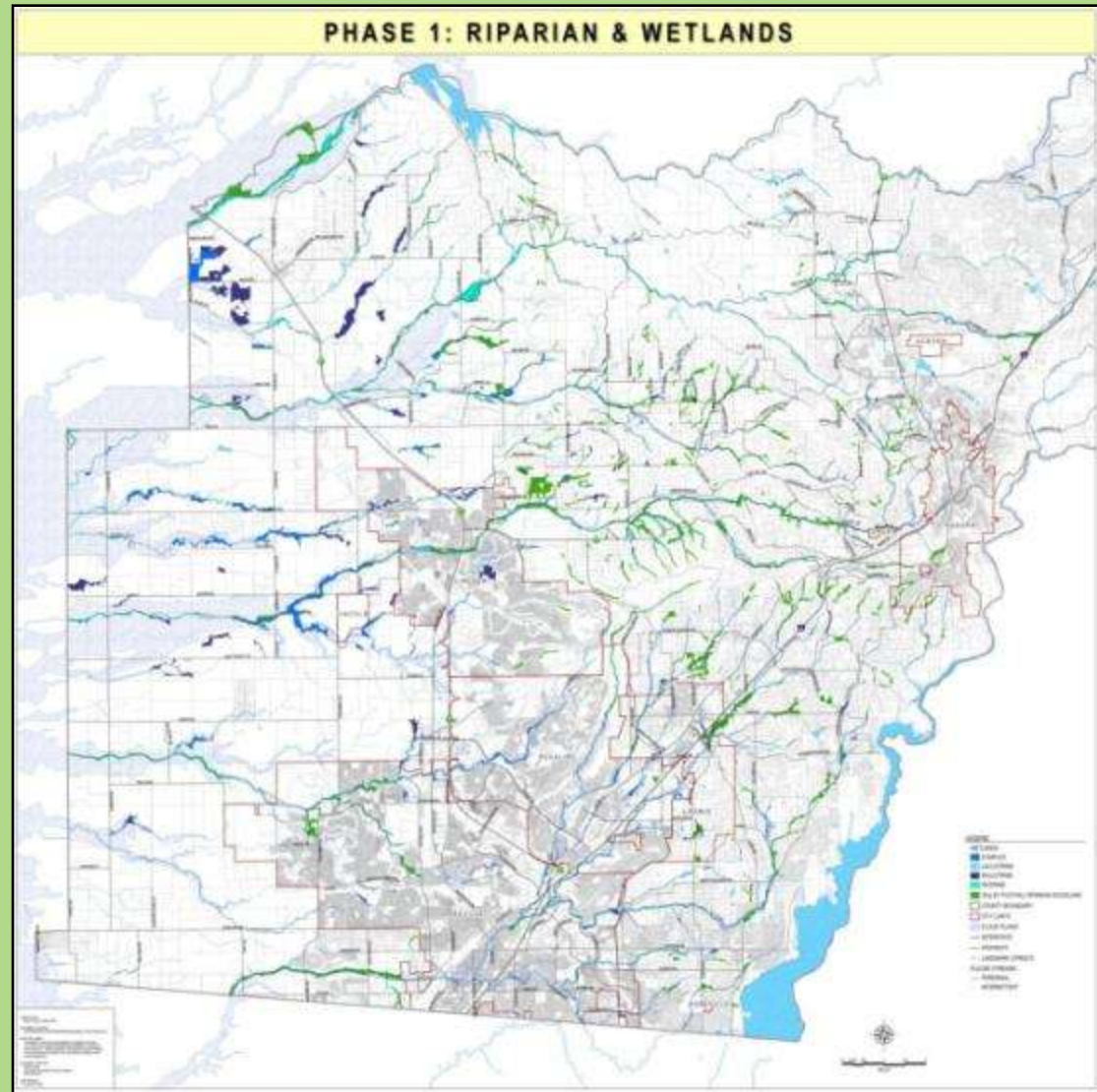
Placer County Conservation Plan

Land Cover 2009



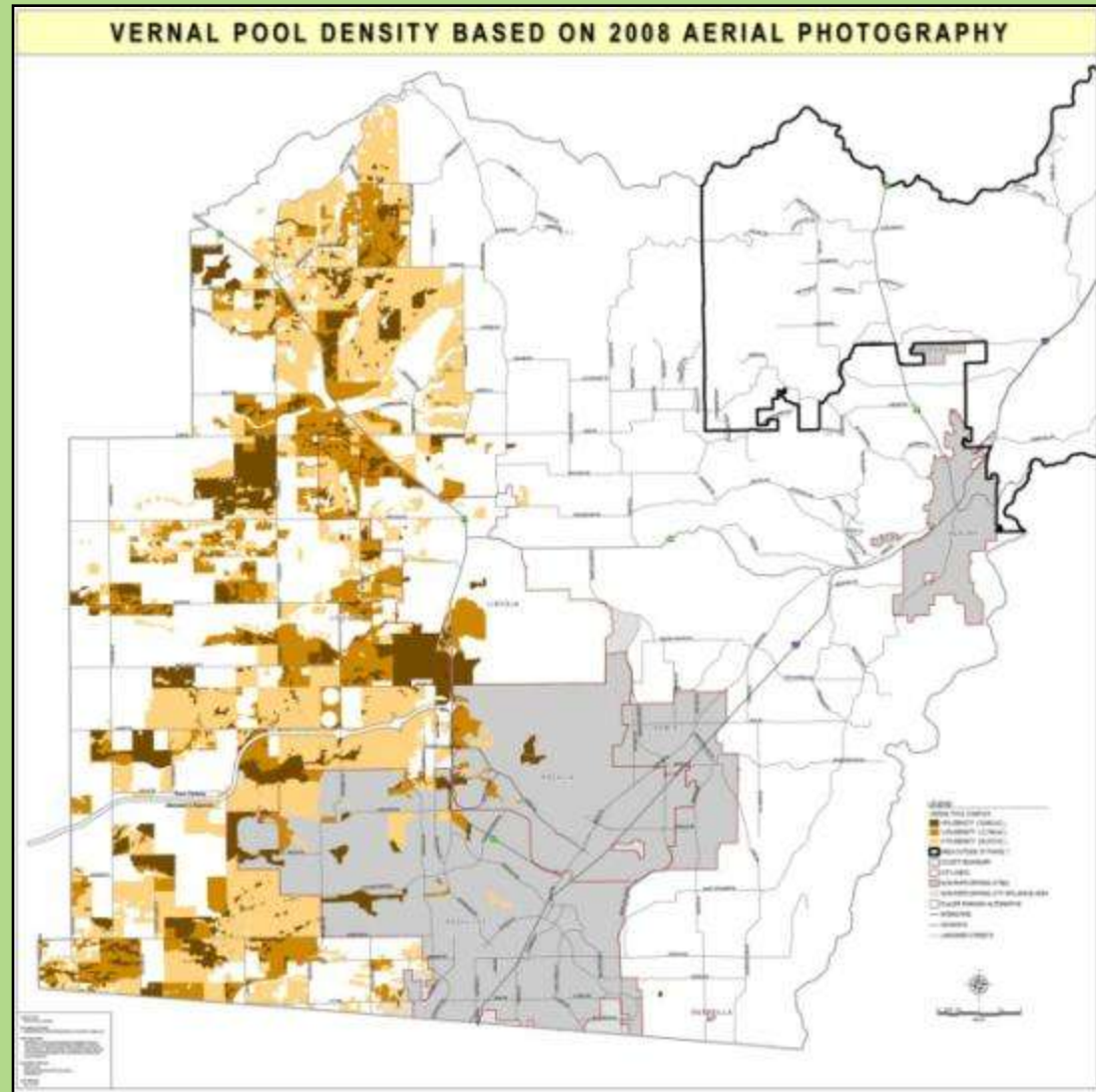
Placer County Conservation Plan

Wetland and Riparian



Placer County Conservation Plan

Vernal Pool Grasslands

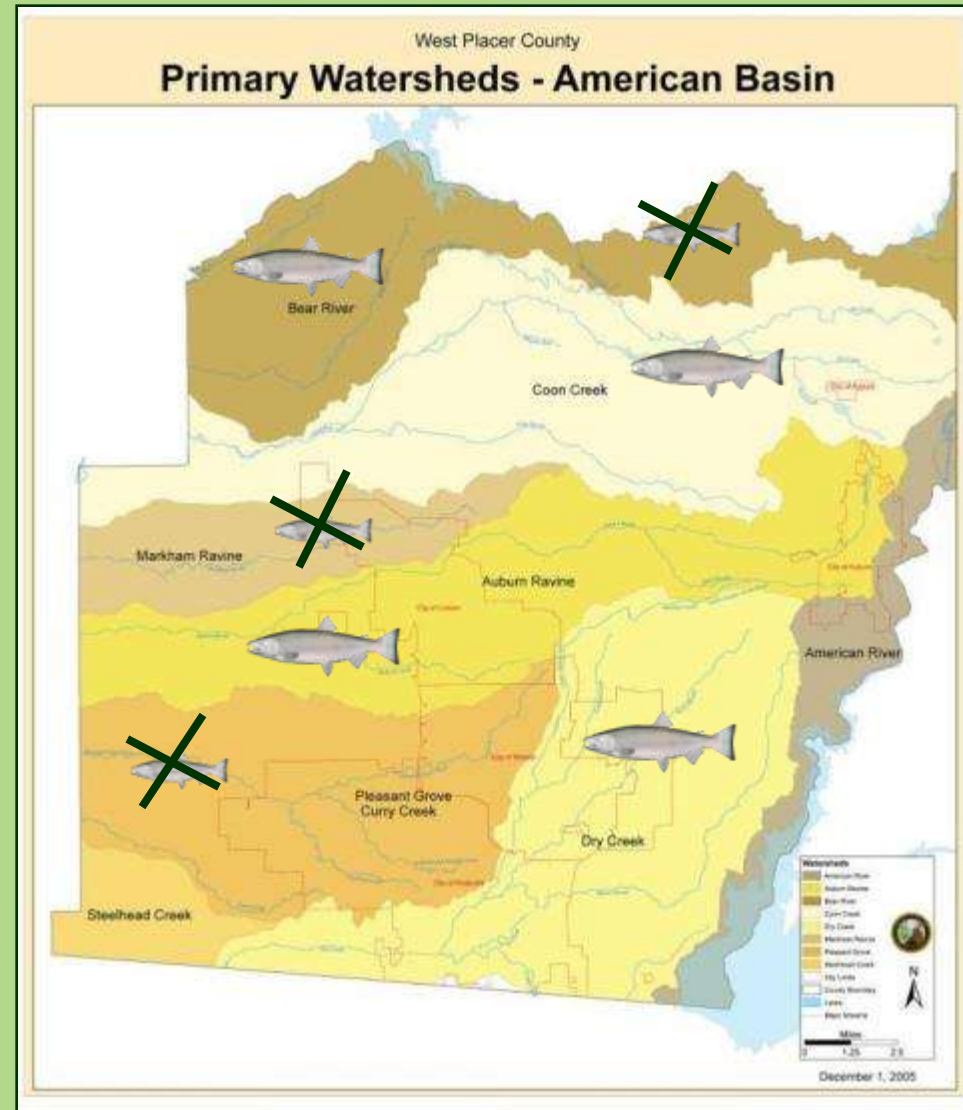


Placer County Conservation Plan

PCCP - Existing Aquatic Resources

Dry Creek, Coon Creek and Auburn Ravine are salmon-bearing streams with federally-listed salmon and steelhead present.

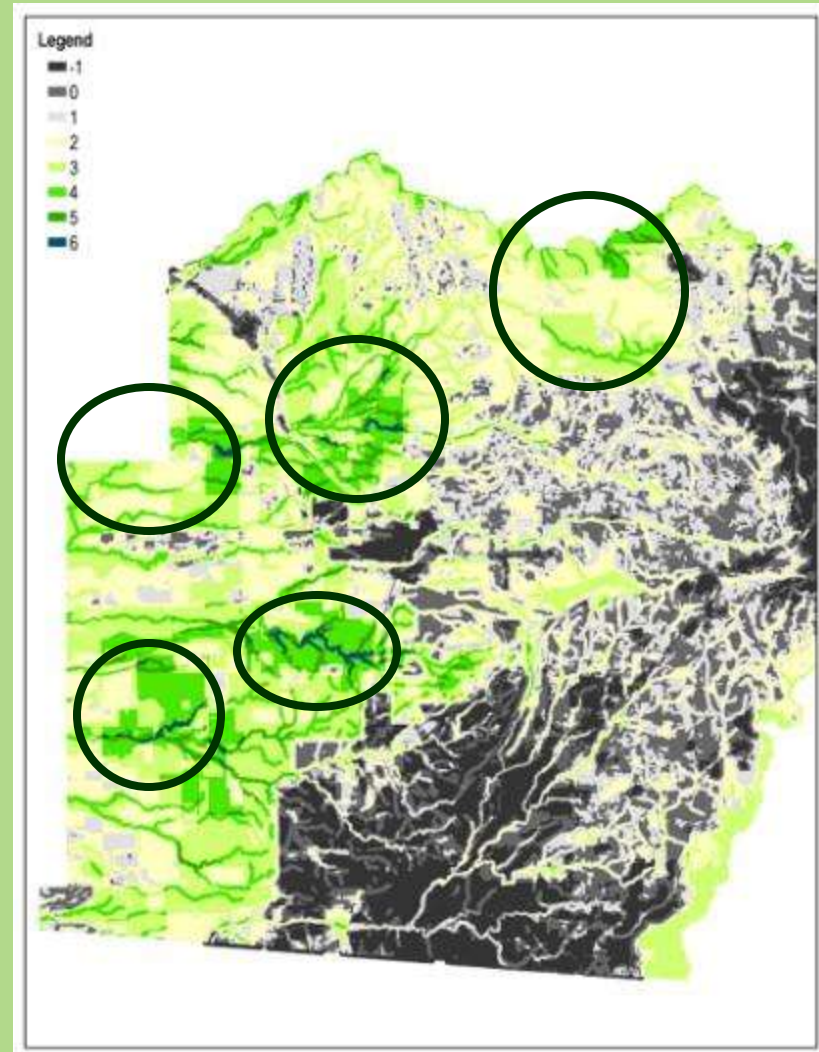
The Bear River has salmon and steelhead up to the Camp Far West Dam.



Placer County Conservation Plan

PCCP – Conservation Priorities

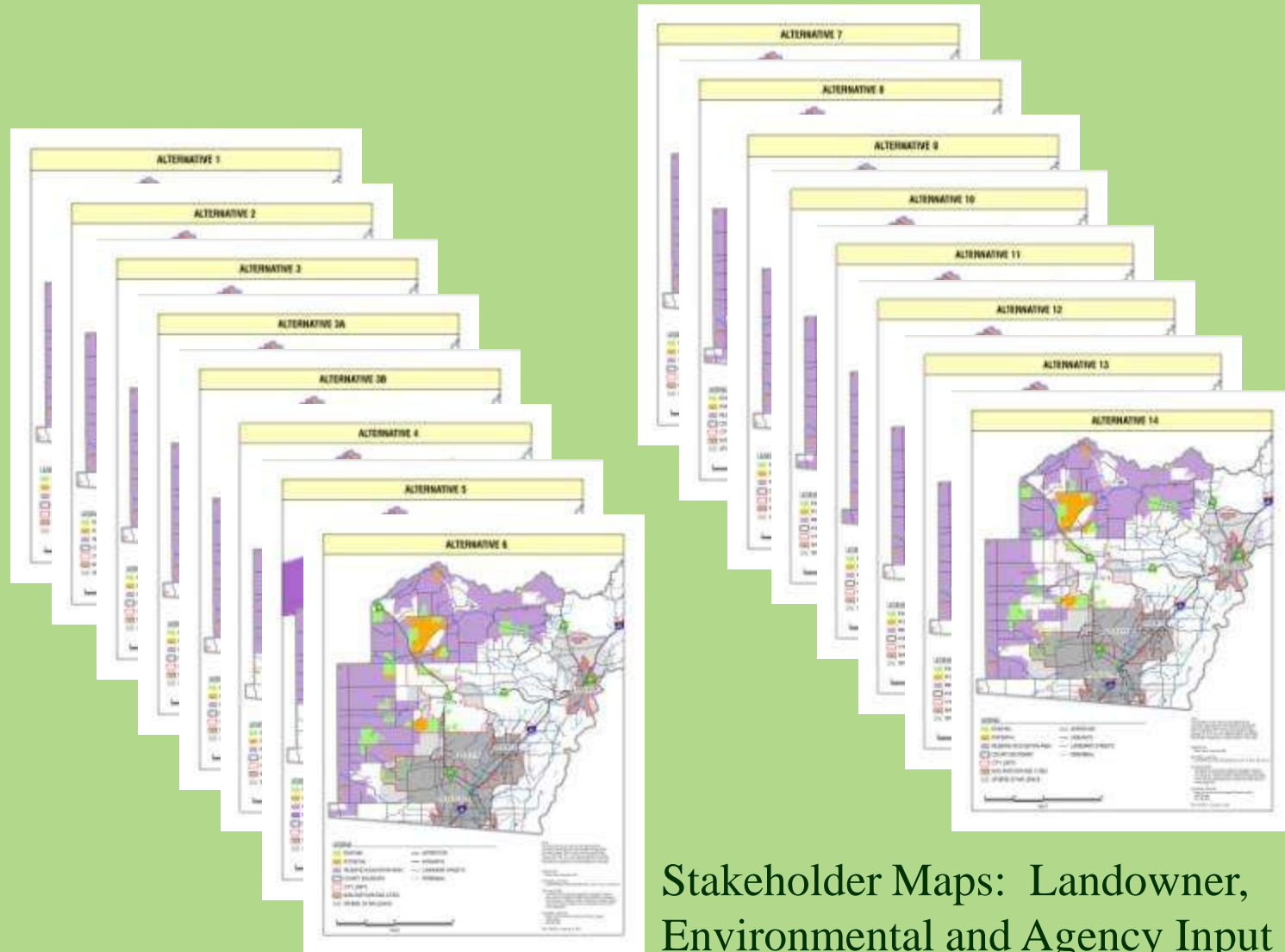
Higher value areas emerge from the landscape. The determination of which data layers to review and what ranking was applied was jointly developed with the wildlife agencies and stakeholders.



Following the receipt of this letter, County staff prepared a series of conservation reserve maps that examined a range of conservation and development options.

Placer County Conservation Plan

Background

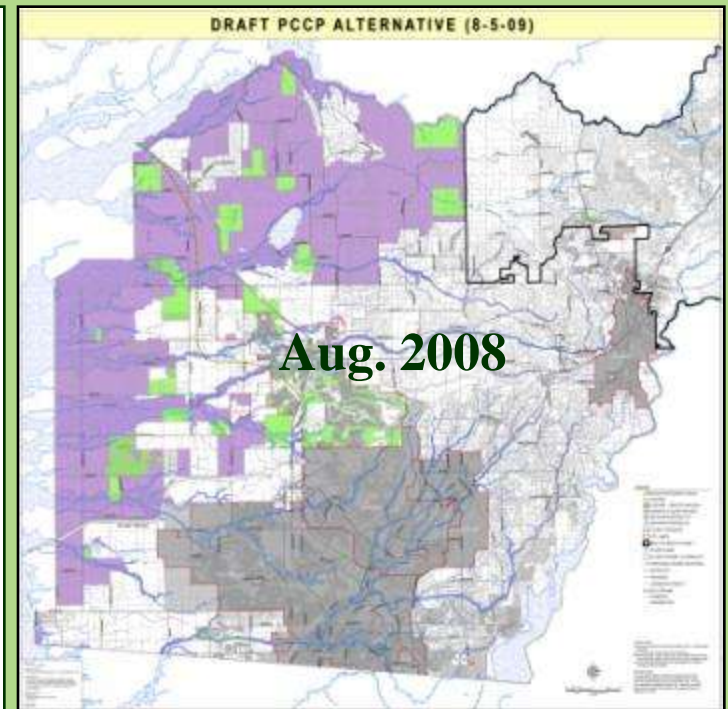
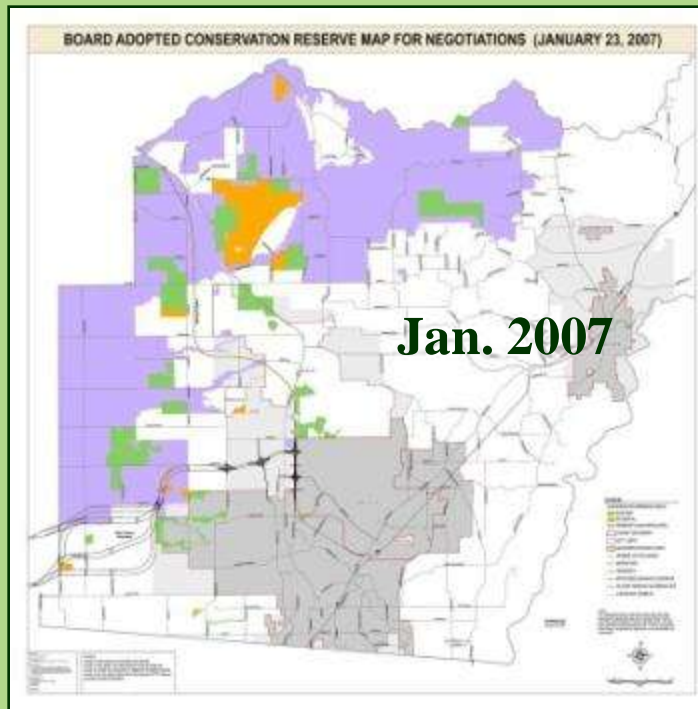


Stakeholder Maps: Landowner, Environmental and Agency Input

Placer County Conservation Plan


Proposal: Ad Hoc Working Group

After a significant amount of deliberation, the Ad Hoc Committee has prepared a proposal for review and consideration by the Resource Agencies. The proposal will require a refinement but the basic elements of a conservation strategy are included:



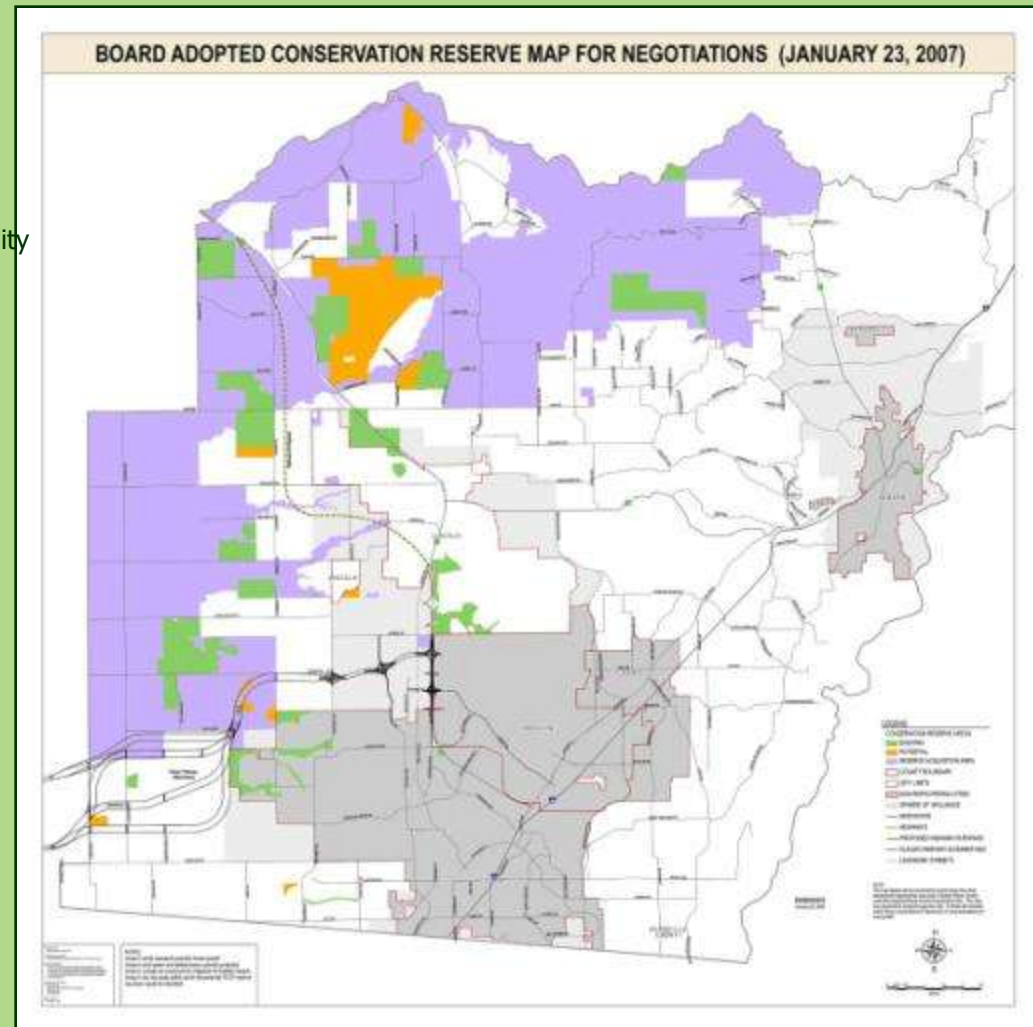
Placer County Conservation Plan

January 23, 2007 BOS Deliberations

-  = Existing Conservation
-  = Proposed Reserve Area
-  = Potential Reserve Area
-  = Development Opportunity Area
-  = Non-participating City

BOS Map to Initiate Negotiations

70,928 acres of potential conservation and 142,000 acres of potential development. This map yielded a vernal pool preservation ratio of 0.5:1.

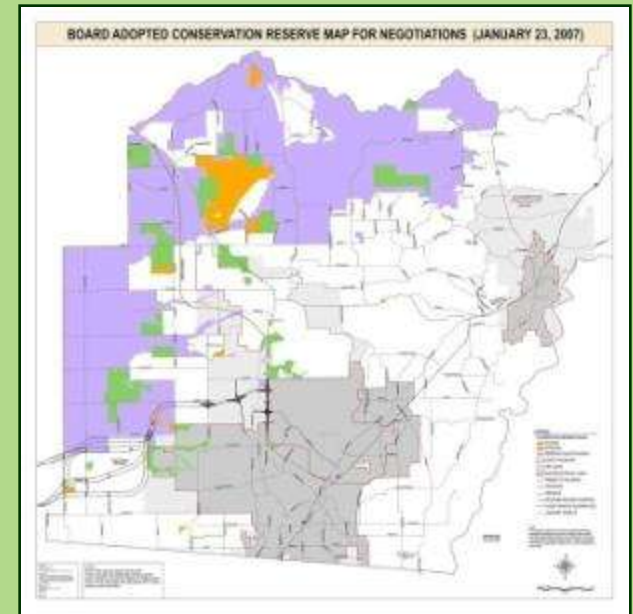


Placer County Conservation Plan

Board of Supervisors – Reserve Map Jan. 2007

The Proposed Reserve Map contained 4 conservation elements:

1. Existing protected lands
2. A Proposed Reserve Area
3. Potential Reserve Lands
4. A Development Opportunity Area.



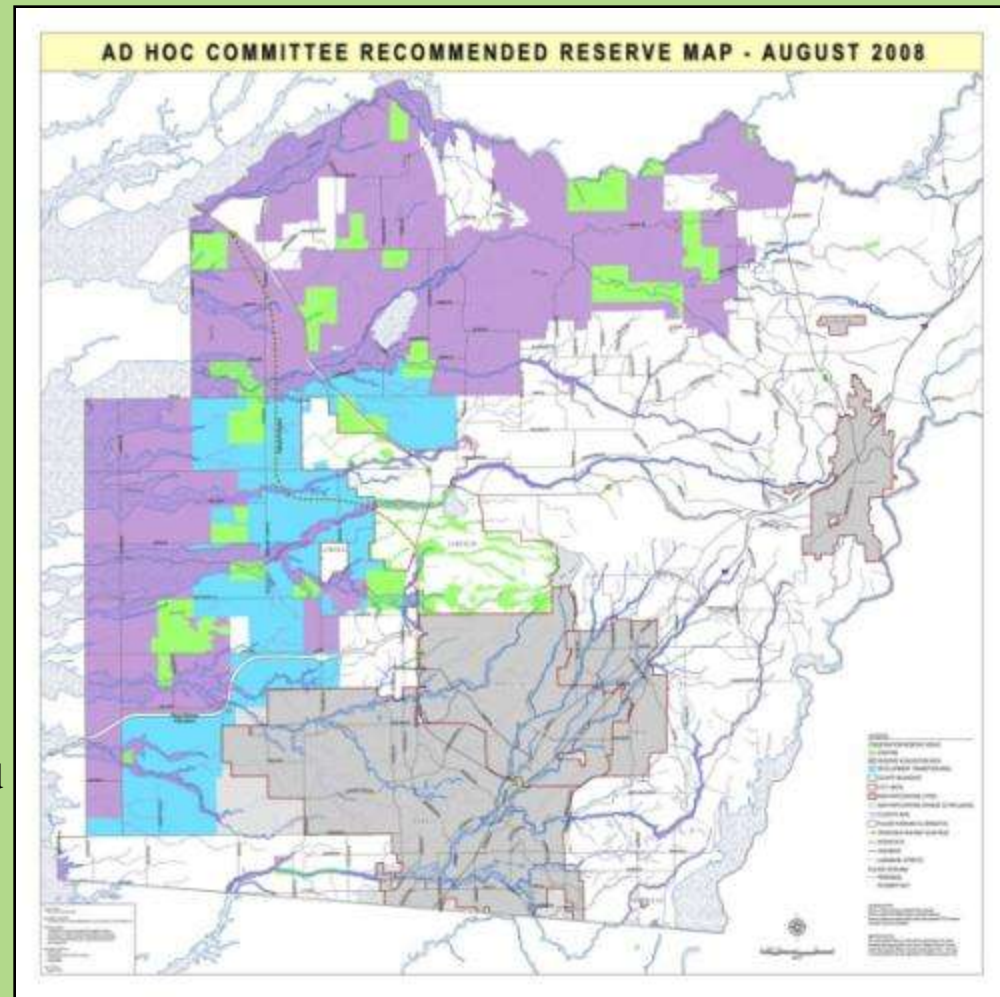
Placer County Conservation Plan

Ad Hoc Working Group – “Reserve Area” 2007

-  = Existing Conservation
-  = Proposed Reserve Area
-  = Development Transition Area
-  = Development Opportunity Area
-  = Non-participating City

Ad Hoc Committee - Recommended Map #1

68,080 acres of potential conservation, 21,622 acres of a transition between developed lands and conservation lands and 93,539 of potential development area. With conservation in the DTA, this map would yield a vernal pool conservation ratio of 1:1.



Placer County Conservation Plan

Proposal: Ad Hoc Working Group – Reserve Map

The 2008 Reserve Map contained 5 conservation elements:

1. Existing protected lands
2. A proposed Reserve Area
3. A Development Transition Area
4. The CARP Buffer
5. The Development Opportunity Area.



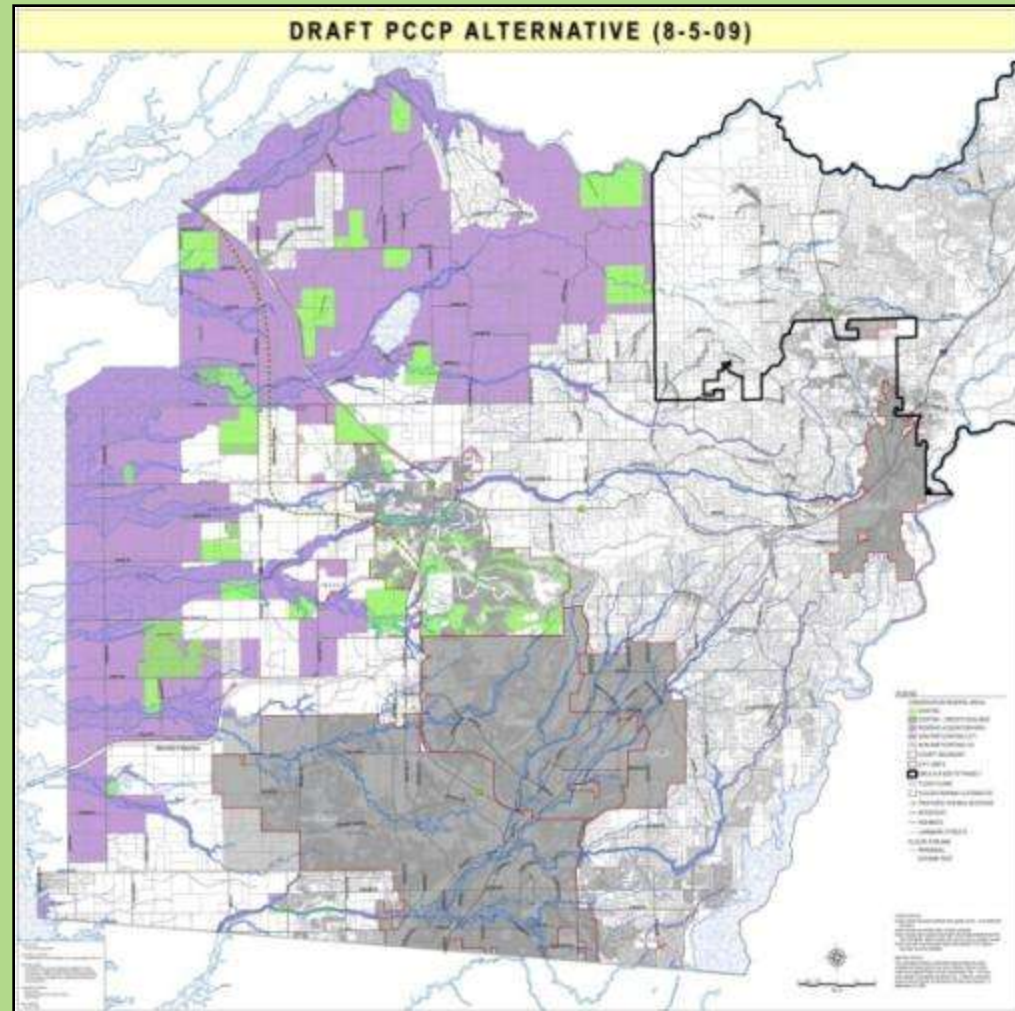
Placer County Conservation Plan

Ad Hoc Committee Map – Aug. 2009

-  = Existing Conservation
-  = Proposed Reserve Area
-  = Development Opportunity Area
-  = Non-participating City

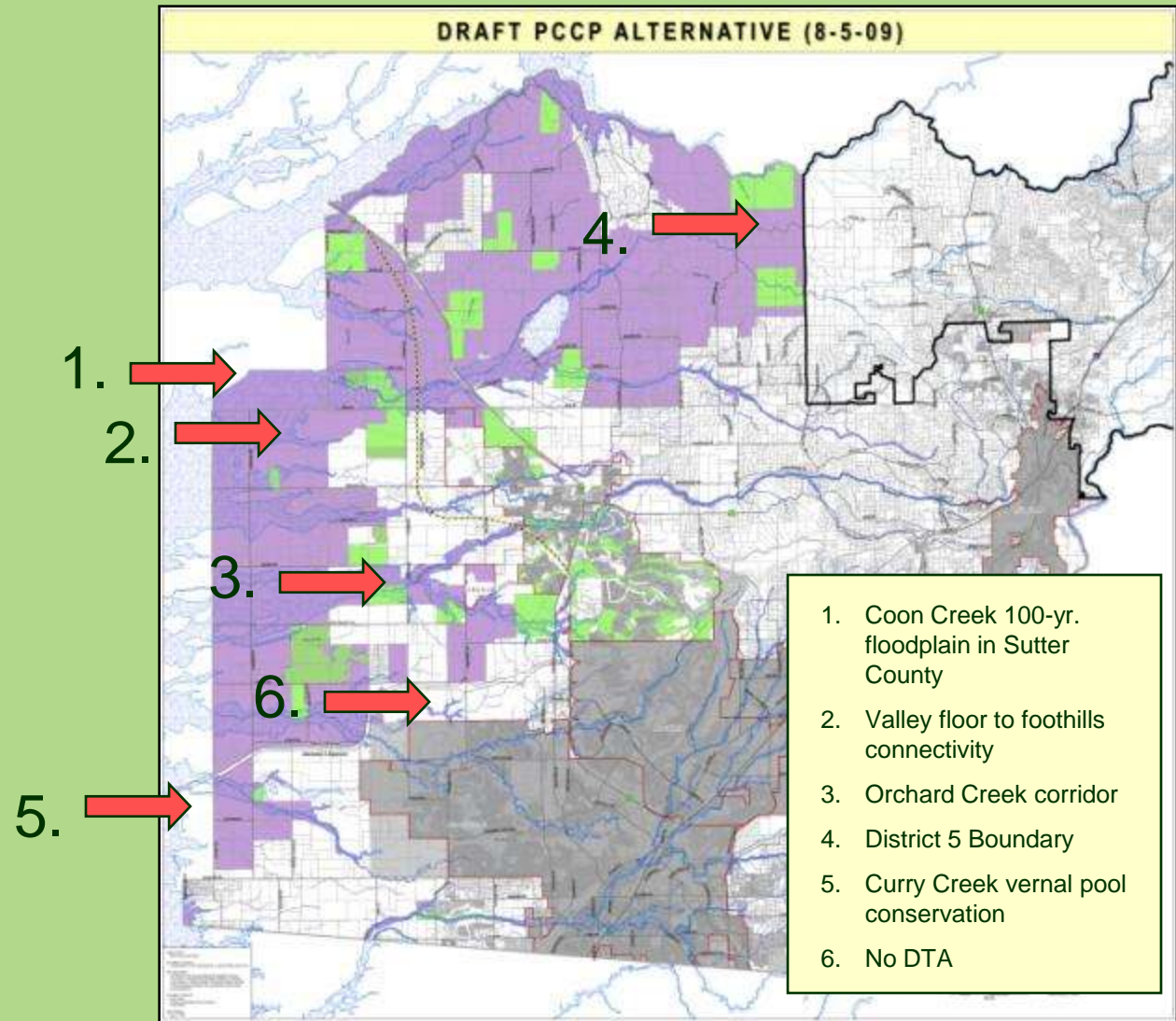
Ad Hoc Committee - Recommended Map #2

73,165 acres of
potential conservation
and 111,101 acres of
potential development
lands. This map
yields a vernal pool
preservation ratio of
1:1



Placer County Conservation Plan

Reserve Map 2009 – Notable Differences



Placer County Conservation Plan

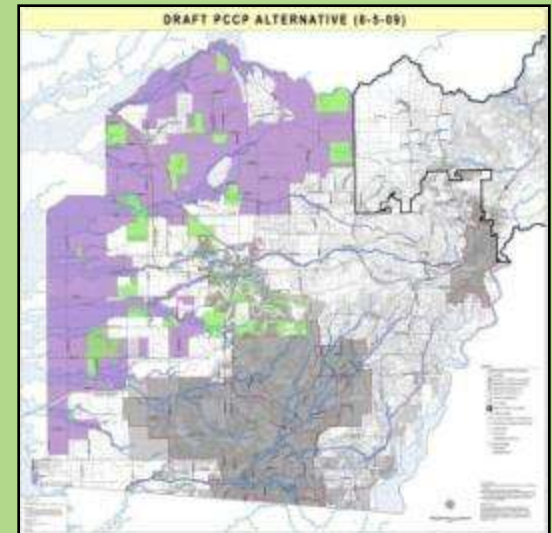
Proposal: “The Reserve Area”

The “Reserve Area” consists of lands already protected and areas that include lands to be acquired for conservation over the term of the permit.

Existing Protected Lands: 12,772
acres

Reserve Acquisition Area: 78,866
acres

Vernal Pool Protection: 9,478 acres of
which 5,095 acres is to be newly
acquired

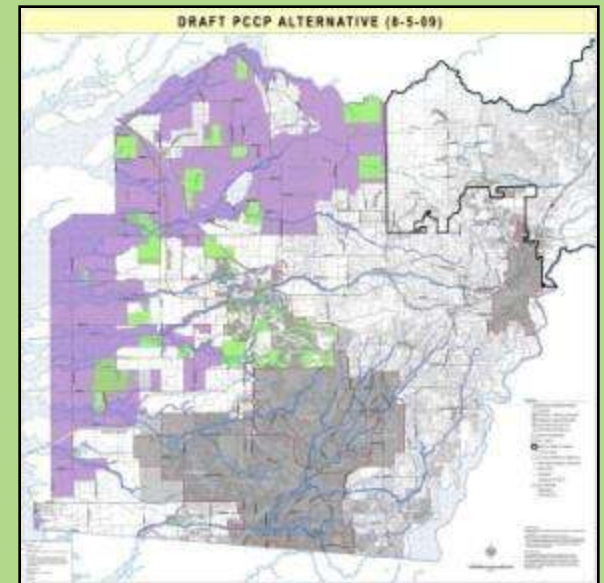


Placer County Conservation Plan

Ad Hoc Working Group – Reserve Map

The Proposed Reserve Map was presented to the Board of Supervisors on September 8, 2009. The map contains 4 conservation elements:

1. Existing protected lands
2. A proposed Reserve Area
3. The CARP Buffer
4. The Development Opportunity Area.



Placer County Conservation Plan

Proposal: Ad Hoc Working Group – Reserve Map

Attributes of the Proposed Reserve Map

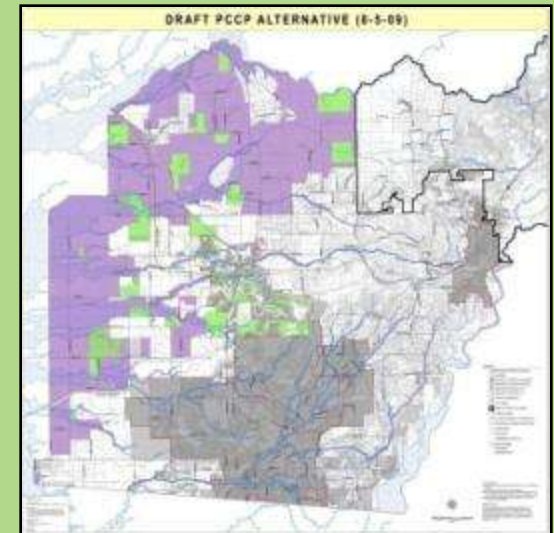
Existing Protected Lands: 12,407
acres

Reserve Acquisition Area: 73,165
acres

Development Opportunity Area:
111,101 acres

Vernal Pool Preservation Ratio: 1:1

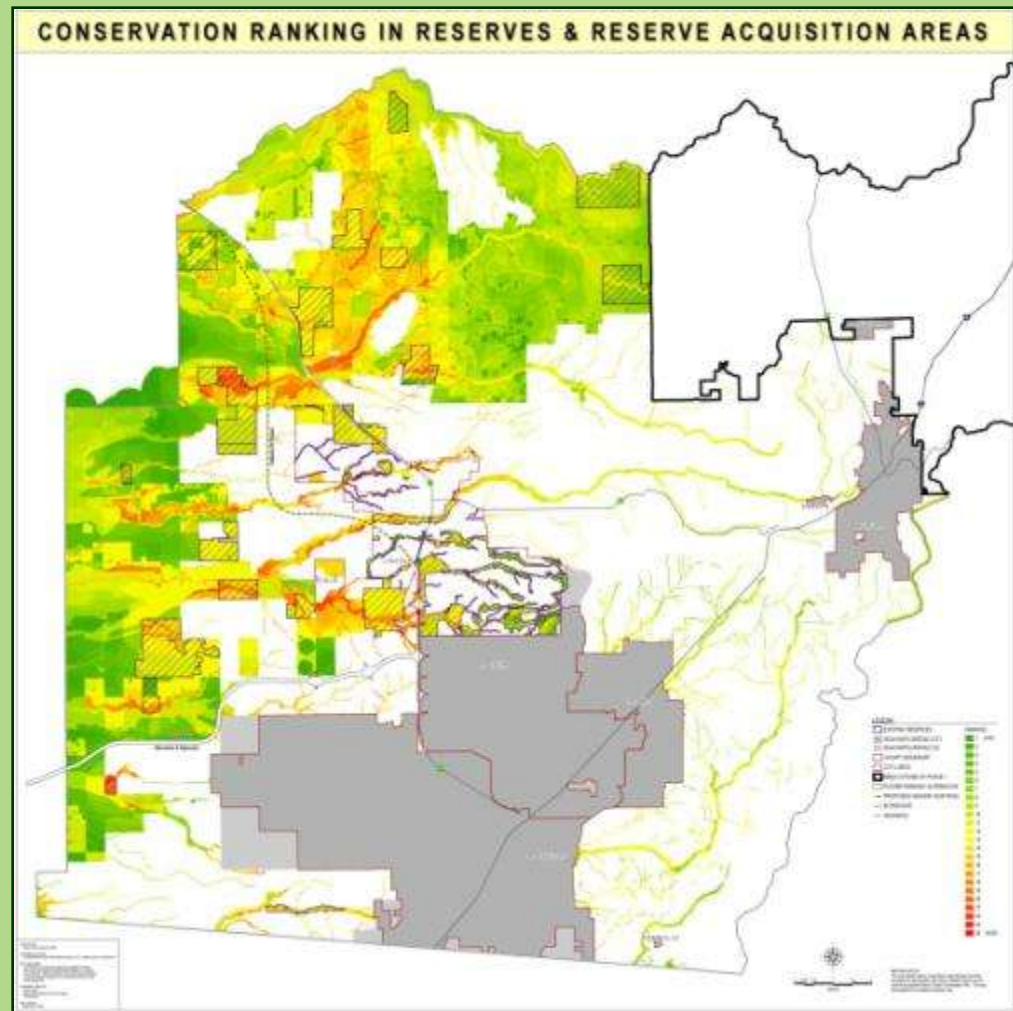
Landscape Level Vernal Pool
Preservation Objective: 50% min.



Placer County Conservation Plan

Proposal: Ad Hoc Working Group – Reserve Map

Prioritization of Resource Conservation





Placer County Conservation Plan

Ad Hoc Working Group –Plan Objectives

- Preparation of a reserve map
- Avoidance of vernal pool complexes at a 1:1 ratio of impact to preserve. Compensatory replacement of vernal pools at a ratio of 1:1 to replace lost functions. (Total of 2:1)
- Watershed level connectivity in the Bear River and Coon Creek watersheds
- Valley floor to foothills connectivity
- Ability to identify clear conservation goals and objectives
- Incorporation of the CARP Buffer along major stream corridors
- Incorporation of Low Impact Development Standards to address water quality
- Consideration of 50 years of growth (to 2060)
- Coverage for Placer Parkway and PCWA Sacramento River Diversion



Placer County Conservation Plan

PCCP – Habitat-Based Conservation Priorities

Oak Woodlands:

Valley oak: conservation and restoration

Blue oak: conservation and fuel load management

Montane hardwoods: conservation and fuel load management

Vernal Pool Grasslands:

Vernal pool wetlands: conservation and compensatory replacement

Vernal pool grasslands: conservation, restoration/enhancement

Non-vernal Pool Grasslands: conservation and noxious weeds management

Riparian: conservation and restoration

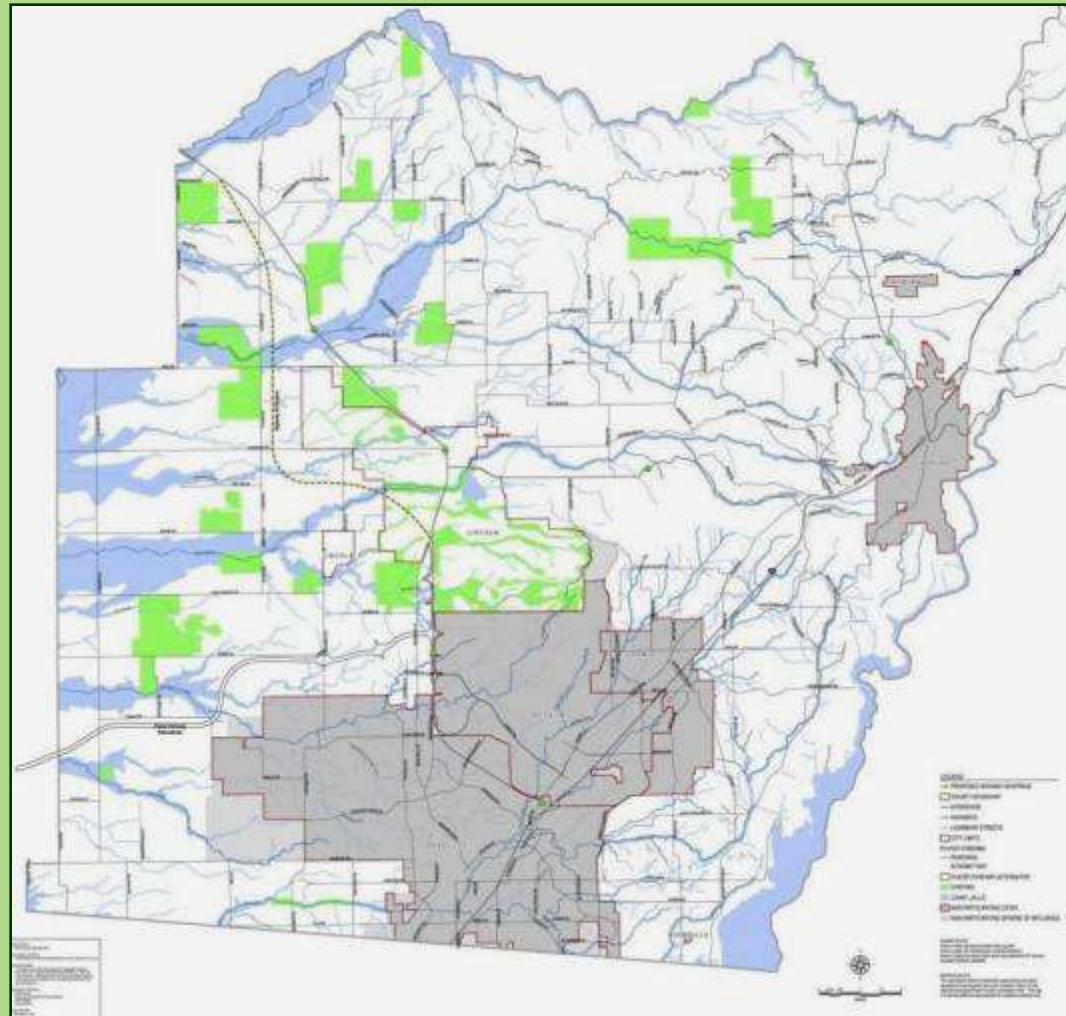
Freshwater Wetlands: conservation and compensatory replacement

Streams: improved water quality (use of Low Impact Development Standards, sediment controls and water temperature)

Placer County Conservation Plan

CARP Buffers – Watershed Level Conservation

CARP Buffers
and Existing
Conservation
Areas





Placer County Conservation Plan

Status of the Work Program

Ad Hoc Committee

- Preparation of a Draft Reserve Map
- Completed negotiation and execution of a City/County MOU
- Agreement on the scope of regulatory coverage

Consultants and Staff

- Preparation of an agency review draft conservation plan
- Public outreach
- Coordination with state/federal agencies
- Coordination with stakeholders



Placer County Conservation Plan

Work Program – Long-term Next Steps

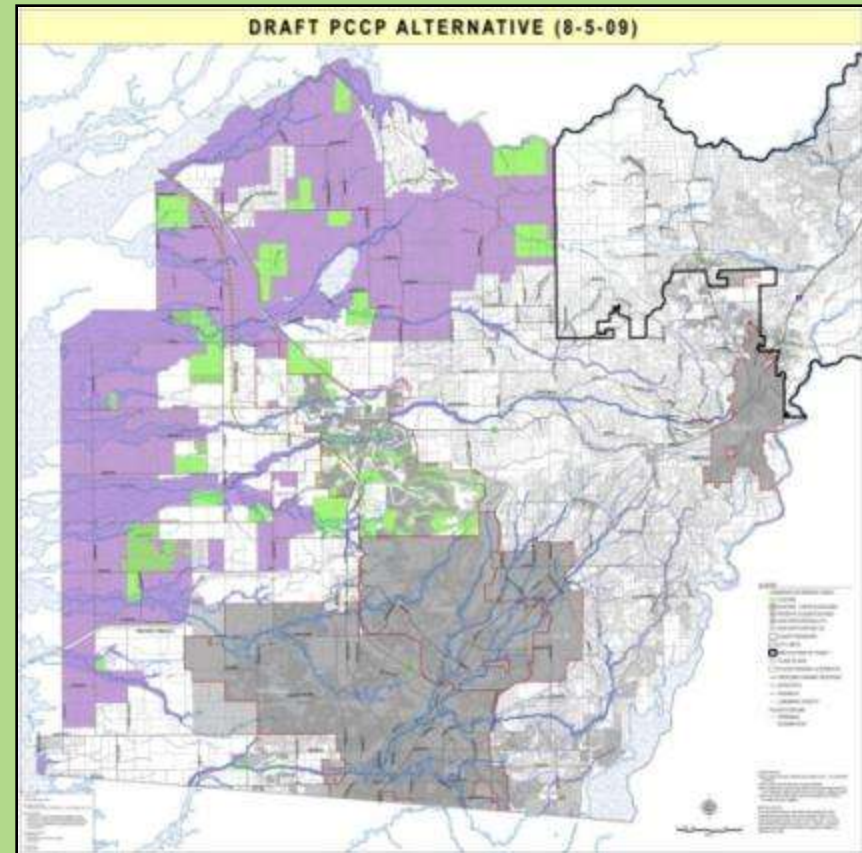
- Complete the Agency-Review Draft Conservation Plan
- Submit for Agency review
- Receive Agency responses
- Prepare Public-Review Draft Conservation Plan
- Prepare Public-Review Draft Finance Plan
- Prepare EIR/EIS
- Prepare Implementation Agreement
- Distribute documents for public review
- Final deliberations
- Plan adoption
- Permit issuance

Placer County Conservation Plan

Work Program – Short-term Next Steps

Comments on the reserve map should be provided by October 15, 2009.

A Board of Supervisors Hearing on the PCCP is expected to be held on Tuesday, November 3, 2009. The Board will discuss the reserve map and give direction on the submittal of the conservation strategy.



For information on the PCCP, please contact

Loren Clark at lclark@placer.ca.gov or 530 745-3016 or
Christina Snow at csnow@placer.ca.gov or 530 745-3111

Placer County Planning Department

3091 County Center Drive

Auburn CA 95603

